

Instrument # 830336

NEZ PERCE COUNTY

5-14-2015 01:10:33 PM No. of Pages: 9

Recorded for: CITY OF LEWISTON

PATTY WEEKS

Ex-Officio Recorder Deputy

Index to: ORDINANCE

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ORDINANCE NO. 4633

AN ORDINANCE OF THE CITY OF LEWISTON IMPLEMENTING THE CITY COUNCIL'S DECISION IN ANX15-000001 TO ANNEX LAND INTO THE LEWISTON CITY LIMITS, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the property described hereafter consists of two tracts of land—one tract consisting of approximately 7.12 acres, of which 6.63 acres is owned by DK Holdings, LLC, and 0.494 acres is owned by the Lewiston Orchards Irrigation District (LOID); and the other tract consisting of approximately 1.43 acres and owned in its entirety by DK Holdings, LLC.

WHEREAS, as required by Idaho Code § 50-222(3)(a)(i) and (5)(a), DK Holdings, LLC and LOID consented to the annexation; the land is contiguous to the City of Lewiston; and the Comprehensive Plan includes the area of annexation.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF LEWISTON, IDAHO:

SECTION 1: The following real property be and is hereby annexed by the City of Lewiston and incorporated into the boundaries of the City of Lewiston:

Beginning at the South ¼ Corner of Section 10, T.35N., R.5W., B.M., Nez Perce County, Idaho, said point being the centerline intersection of 16th Street and Warner Avenue, and running thence S88°58'02"W 982.60 feet along the South line of said Section 10 to a point that is S00°23'00"E 37.40 feet from the Southwest corner of Warner Avenue Estates Addition No. 1, as recorded in Nez Perce County Records, Instrument No. 652292 and the TRUE POINT OF BEGINNING
thence N00°23'00"W 37.40 feet to a point on the North right-of-way line of Warner Avenue, said point being the Southwest Corner of said Warner Avenue Estates Addition No. 1;
thence N00°23'00"W 110.00 feet along the current City Limits boundary to the Northwest Corner of said Warner Avenue Estates Addition No. 1;
thence continuing N00°23'00"W 280.00 feet along said City Limits boundary to the corner of said boundary;
thence S89°23'55"W 739.09 feet to a point that is N00°23'00"W 82.10 feet from the Northeast corner of Lot 1, Block 150, Lewiston Orchards Tract No. Nineteen as shown On Instrument No. 651802 Nez Perce County Records;

thence S00°23'00"E 82.10 feet to said Northeast Corner of Lot 1, Block 150;
 thence S07°31'34"E 309.98 feet along the Easterly boundary of said Lot 1,
 Block 150 to a point on the North right-of-way line of Warner Avenue;
 thence S01°01'58"E 42.82 feet to a point on the South line of said Section 10
 and the existing City Limits boundary;
 thence N88°58'02"E 700.10 feet along the South line of said Section 10 and the
 existing City Limits boundary to the TRUE POINT OF BEGINNING.

and

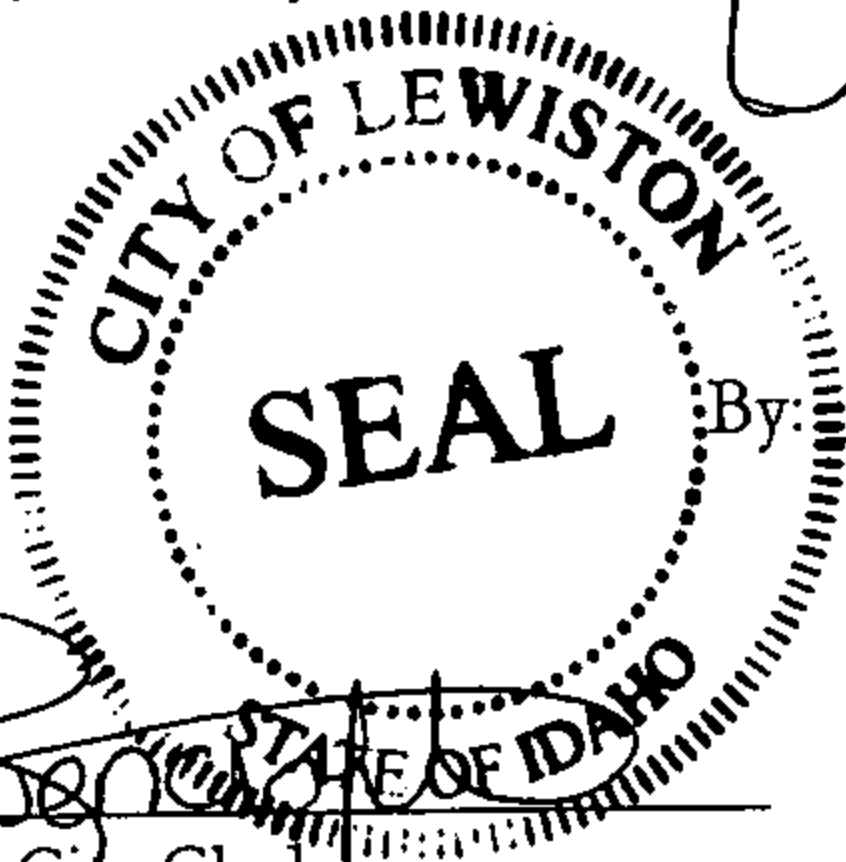
Beginning at the South ¼ Corner of Section 10, T.35N., R.5W., B.M., Nez
 Perce County, Idaho, said point being the centerline intersection of 16th
 Street and Warner Avenue, and running thence N00°12'19"W 30.00 feet to
 a point on the North right-of-way line of Warner Avenue; thence
 N88°59'02"E 30.00 feet along said Warner Avenue right-of-way line to the
 TRUE POINT OF BEGINNING for this Existing R1 (Suburban
 Residential) Zone Change Description, said point being the intersection of
 the East right-of-way line of 16th Street and the North right-of-way line of
 Warner Avenue;
 thence N88°59'02"E 160.02 feet along a projection of said Warner Avenue
 North right-of-way line;
 thence N00°12'19"W 388.62 feet parallel to a projection of the 16th Street
 centerline;
 thence S89°23'55"W 160.00 feet to a point on a projection of the East right-
 of-way line of 16th Street;
 thence S00°12'19"E 389.78 feet along a projection of said East right-of-way
 line to the TRUE POINT OF BEGINNING.

SECTION 2: Exhibit A provides a visual depiction of the annexed land and is
 attached hereto and incorporated herein.

SECTION 3: This ordinance shall take effect and be in full force from and after its
 passage and publication.

DATED this 11th day of May 2015.

CITY OF LEWISTON



By: James Kleeburg
 James Kleeburg, Mayor

ATTEST:

Kari J. Ravencroft
 Kari J. Ravencroft, City Clerk

Annexation Legal Description for Phase I of the Northeast Crossing Development, Lewiston, Idaho

COMMENCING at the south quarter corner of Section 10, T.35N., R.5W., B.M., Nez Perce County, Idaho, said point being the centerline intersection of 16th Street and Warner Avenue; thence S88°58'02"W 982.60 feet along the south line of said Section 10 to a point that is S00°23'00"E 37.40 feet from the southwest corner of Warner Avenue Estates Addition No. 1, as filed in Nez Perce County records under Instrument No. 652292, and the TRUE POINT OF BEGINNING, said point also being a corner of the current City Limits Boundary;

thence N00°23'00"W 37.40 feet along the current City Limits Boundary to a point on the north right-of-way line of Warner Avenue, said point being the southwest corner of said Warner Avenue Estates Addition No. 1;

thence N00°23'00"W 110.00 feet along the current City Limits Boundary to the northwest corner of said Warner Avenue Estates Addition No. 1;

thence continuing N00°23'00"W 280.00 feet along the current City Limits Boundary to a corner of said Boundary;

thence leaving said current City Limits Boundary, S89°23'55"W 739.09 feet to a point that is N00°23'00"W 82.12 feet from the northeast corner of Lot 1, Block 150, Lewiston Orchards Tract No. Nineteen as shown on Instrument No. 651802 of Nez Perce County records;

thence S00°23'00"E 82.12 feet to said northeast corner of Lot 1, Block 150;

thence S07°31'34"E 309.98 feet along the easterly boundary of said Lot 1, Block 150 to a point on the north right-of-way line of Warner Avenue;

thence S01°01'58"E 42.82 feet to a point on the south line of said Section 10 and the current City Limits Boundary;

thence N88°58'02"E 700.10 feet along the south line of said Section 10 and the current City Limits Boundary to the TRUE POINT OF BEGINNING.

Containing 7.12 acres, more or less.

AND ALSO,

COMMENCING at the south quarter corner of Section 10, T.35N., R.5W., B.M., Nez Perce County, Idaho, said point being the centerline intersection of 16th Street and Warner Avenue; thence N00°12'19"W 30.00 feet to a point on the north right-of-way line of Warner Avenue; thence N88°59'02"E 30.00 feet along said Warner Avenue right-of-way line projected easterly to the TRUE POINT OF BEGINNING, said point being on the current City Limits Boundary and the intersection of

the east right-of-way line of 16th Street projected northerly and the north right-of-way line of Warner Avenue projected easterly;

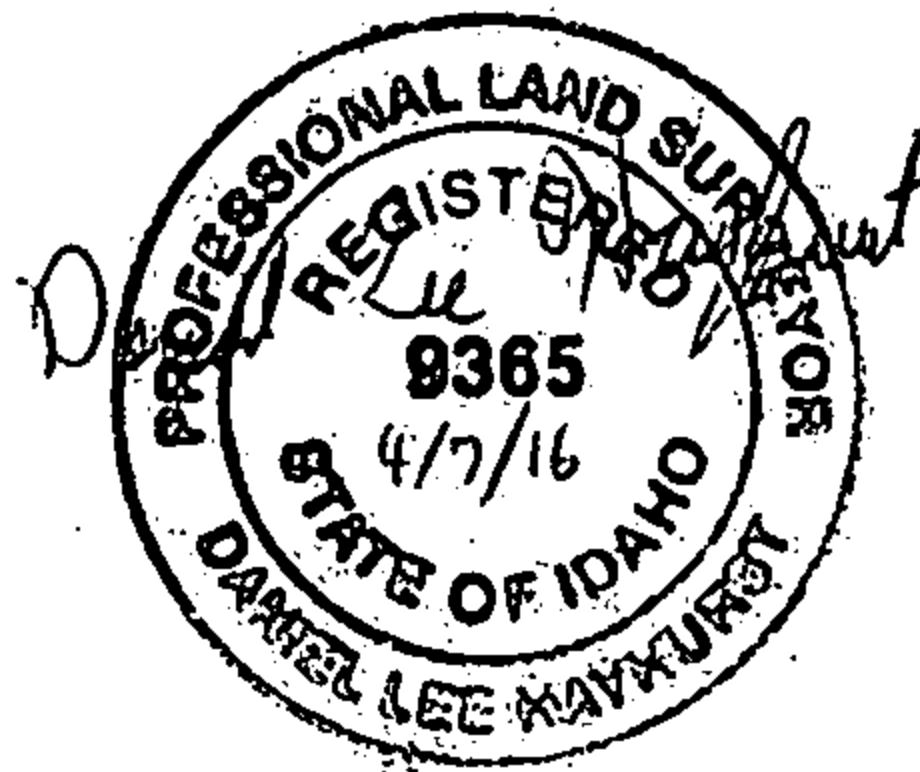
thence N88°59'02"E 160.02 feet along the Warner Avenue north right-of-way line projected easterly;

thence N00°12'19"W 388.62 feet parallel the 16th Street centerline projected northerly;

thence S89°23'55"W 160.00 feet to a point on the east right-of-way line of 16th Street projected northerly and a corner of the current City Limits Boundary;

thence S00°12'19"E 389.78 feet along said east right-of-way line projected northerly and the current City Limits Boundary to the TRUE POINT OF BEGINNING.

Containing 1.43 acres, more or less.



T 35 N, R 5 W, S10

LEGEND

- ✱ SECTION CORNER MONUMENT
- QUARTER CORNER MONUMENT
- TRUE POINT OF BEGINNING OF ANNEXATION
- CENTERLINE MONUMENT


----- CENTERLINE

----- RIGHT-OF-WAY

----- CITY LIMITS BOUNDARY AFTER ANNEXATION

----- ANNEX BOUNDARY LINE

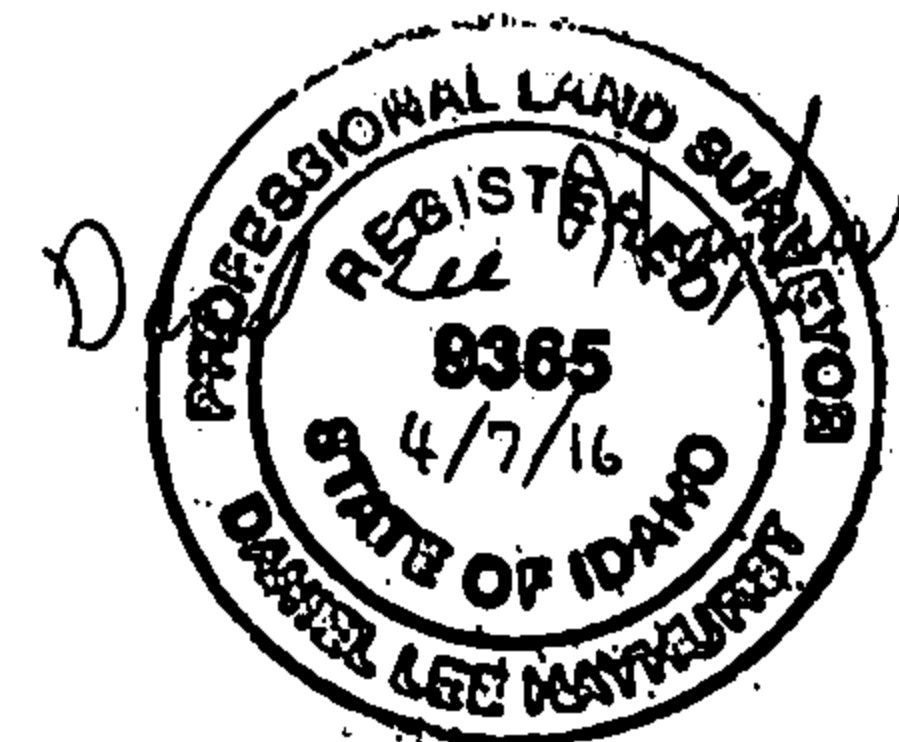
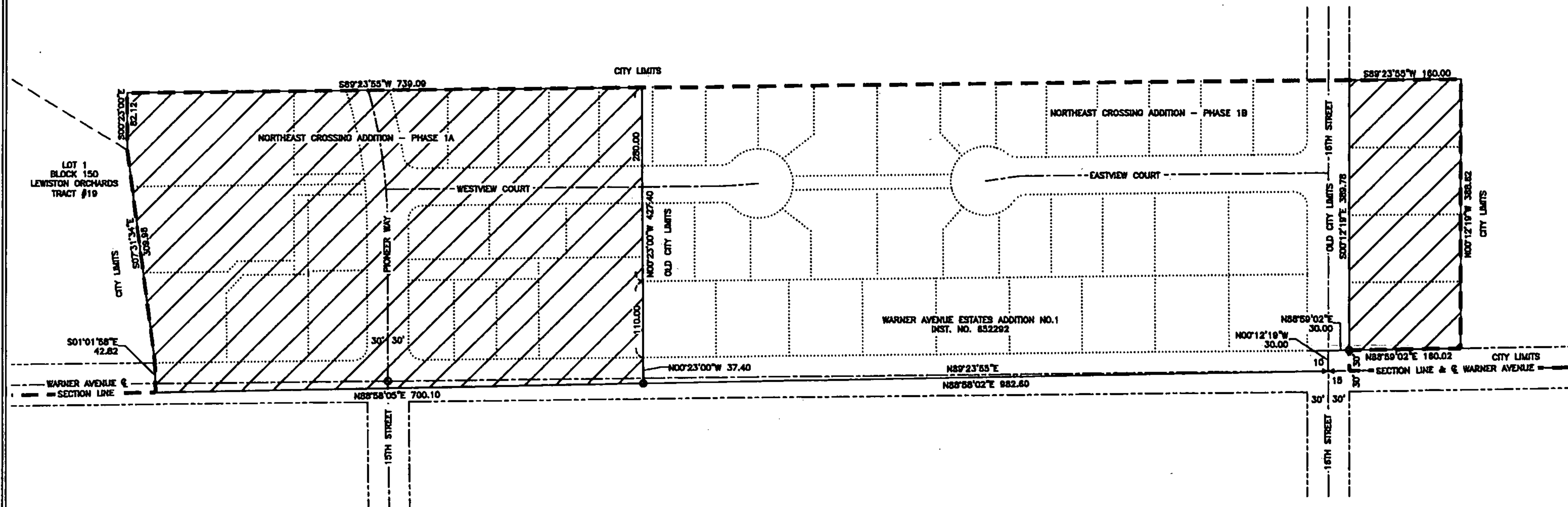
----- SECTION LINE

 ANX15-000001 - LANDS ANNEXED INTO THE CITY IN MAY, 2015

ANNEXATION
SECTION 10, T35N, R5W, B.M.
NEZ PERCE COUNTY, IDAHO



0 100 200 Feet



SURVEYORS NOTES

THE PURPOSE OF THIS MAP IS TO SHOW THE UPDATED CITY LIMITS PER NEZ PERCE COUNTY RECORDS INST. NO. 830338, ORDINANCE NO. 4633, AND 15-000001

BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS SURVEY IS THE CENTERLINE OF WARNER AVENUE, BETWEEN 15TH STREET AND 16TH STREET, SAID BEARING BEING N89°23'55\"E PER INST. NO. 852292 & 841719, RECORDS OF NEZ PERCE COUNTY, IDAHO

SURVEY REFERENCES

1. RECORDS OF NEZ PERCE COUNTY, INST. NO. 830338
2. RECORDS OF NEZ PERCE COUNTY, INST. NO. 852292
3. RECORDS OF NEZ PERCE COUNTY, INST. NO. 841719

SURVEYOR'S CERTIFICATE

BEING A LICENSED SURVEYOR, I, DANIEL LEE HAYHURST, DO HEREBY CERTIFY THAT THIS MAP HEREIN SHOWN IS ACCURATE AND CORRECT AND WAS COMPILED FROM THE NOTES OF AND ACTUAL SURVEY MADE BY ME AND UNDER MY DIRECTION IN MARCH, 2016.

DANIEL LEE HAYHURST, PLS 9365

DATE



**CITY OF LEWISTON
PUBLIC WORKS DEPARTMENT**

215 W. BERRY
LEWISTON, IDAHO 83501
PH. (208) 746-1318
www.cityoflewiston.org

PROJECT: 2015ANNEXATION	DATE: 4-8-2016
SHEET: 1 OF 1	DRAWN BY: NCK
CHECKED BY: DLH	CHECKED BY: DLH
REVISED: REVISED	REVISED: REVISED
LOCATION: CITYLIMITS2015ANNEXATION.DWG	